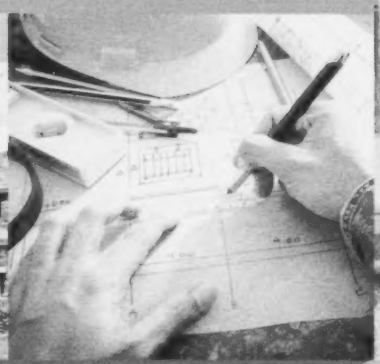
HOUSING MARKET INFORMATION

HOUSING NOW TABLES
Saguenay CMA

Date Released: Second Quarter 2018



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Publication Update!

CMHC's Market Analysis Centre (MAC) is currently undertaking a review of its products suite in order to better serve our clients. Some of CMHC's products are being revamped and other new products are in the planning stages.

As a result, the ***Housing Now*** report has become the ***Housing Now Tables*** and will continue to deliver timely statistics on housing market conditions across Canada, including data on housing starts, completions, mortgage rates, new home prices, absorption rates and economic indicators.

In addition, CMHC will be launching a new publication named the ***Housing Market Insight***. This publication will provide insights, analysis and information to support informed decision making within the housing and housing finance sectors. The ***Housing Market Insight*** will be released shortly.

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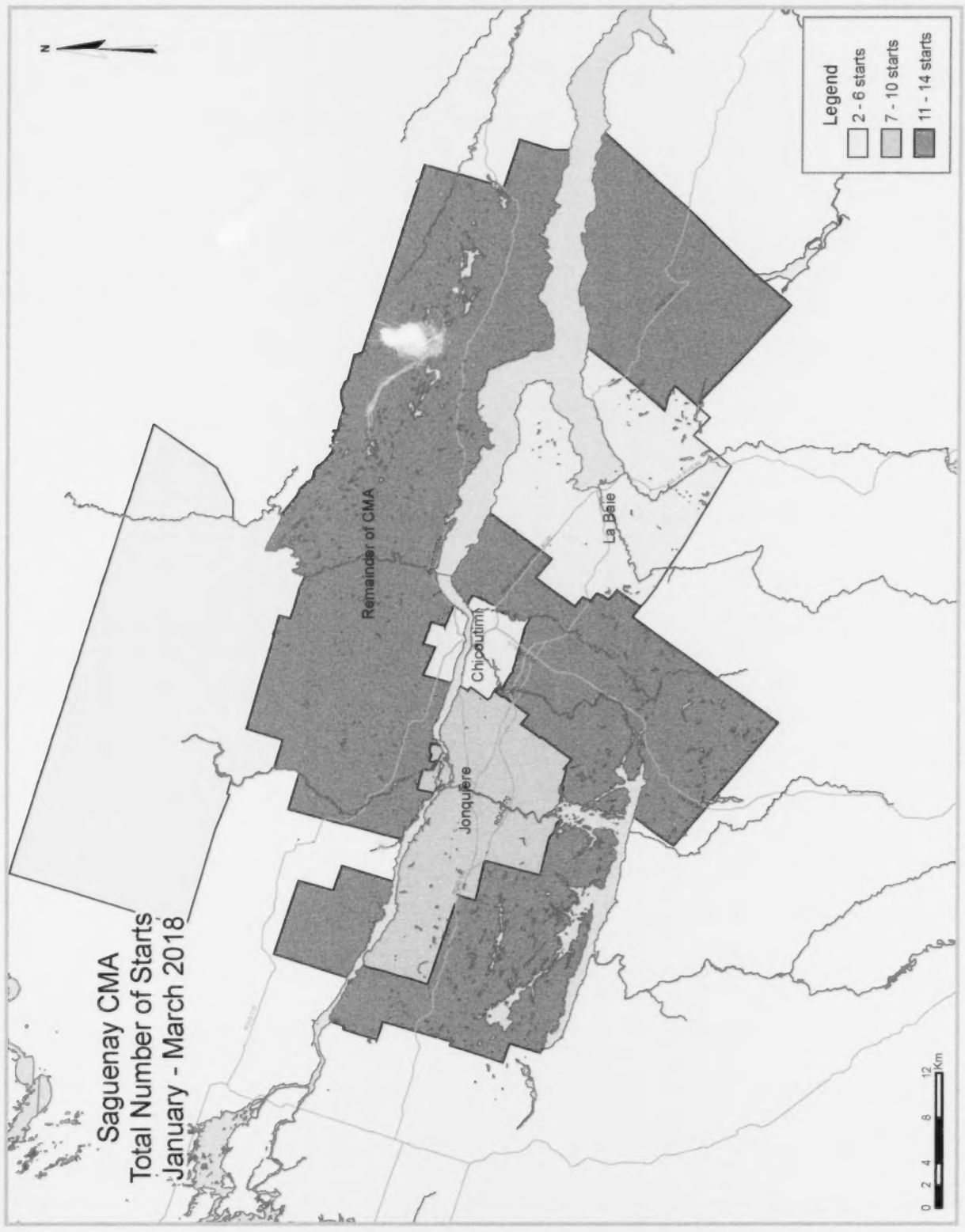
Saguenay CMA
Total Number of Starts
January - March 2018
N
Legend
2 - 6 starts
7 - 10 starts
11 - 14 starts
Remainder of CMA
La Baie
Chicoutimi
Jonquière
0 2 4 8 12 Km

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Starts (SAAR and Trend)
1.1	Housing Activity Summary of CMA
2	Starts by Submarket and by Dwelling Type – Current Month or Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Month or Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range

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1.2	Housing Activity Summary by Submarket
1.3	History of Housing Activity (once a year)
2.2	Starts by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter
2.3	Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
2.4	Starts by Submarket and by Intended Market – Current Month or Quarter
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3.4	Completions by Submarket and by Intended Market – Current Month or Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date
4.1	Average Price ($) of Absorbed Single-Detached Units
5	MLS® Residential Activity
6	Economic Indicators

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
--	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Starts (SAAR and Trend) First Quarter 2018								
Saguenay CMA[1]	Annual		Monthly SAAR			Trend[2]		
	2016	2017	Jan. 2018	Feb. 2018	Mar. 2018	Jan. 2018	Feb. 2018	Mar. 2018
Single-Detached	190	197	283	199	217	245	239	243
Multiples	222	219	-	-	192	236	212	228
Total	412	416	283	199	409	481	451	471

	Quarterly SAAR		Actual			YTD		
	2017 Q4	2018 Q1	2017 Q1	2018 Q1	% change	2017 Q1	2018 Q1	% change
Single-Detached	235	217	11	14	27.3%	11	14	27.3%
Multiples	392	64	34	16	-52.9%	34	16	-52.9%
Total	627	281	45	30	-33.3%	45	30	-33.3%

Source: CMHC

[1] Census Metropolitan Area

[2] The trend is a six-month moving average of the monthly seasonally adjusted annual rates (SAAR)

Detailed data available upon request

Table 1.1: Housing Activity Summary of Saguenay CMA
First Quarter 2018

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
Q1 2018	14	8	0	0	0	8	0	0	30
Q1 2017	11	14	2	0	0	0	0	18	45
% Change	27.3	-42.9	-100.0	n/a	n/a	n/a	n/a	-100.0	-33.3
Year-to-date 2018	14	8	0	0	0	8	0	0	30
Year-to-date 2017	11	14	2	0	0	0	0	18	45
% Change	27.3	-42.9	-100.0	n/a	n/a	n/a	n/a	-100.0	-33.3
UNDER CONSTRUCTION									
Q1 2018	47	28	12	0	0	16	2	37	142
Q1 2017	42	28	8	0	0	4	16	67	165
% Change	11.9	0.0	50.0	n/a	n/a	**	-87.5	-44.8	-13.9
COMPLETIONS									
Q1 2018	45	14	0	0	0	0	0	22	81
Q1 2017	41	8	2	0	0	0	0	15	66
% Change	9.8	75.0	-100.0	n/a	n/a	n/a	n/a	46.7	22.7
Year-to-date 2018	45	14	0	0	0	0	0	22	81
Year-to-date 2017	41	8	2	0	0	0	0	15	66
% Change	9.8	75.0	-100.0	n/a	n/a	n/a	n/a	46.7	22.7
COMPLETED & NOT ABSORBED									
Q1 2018	2	14	0	0	7	7	n/a	n/a	30
Q1 2017	5	31	0	0	6	13	n/a	n/a	55
% Change	-60.0	-54.8	n/a	n/a	16.7	-46.2	n/a	n/a	-45.5
ABSORBED									
Q1 2018	45	17	0	0	1	0	n/a	n/a	63
Q1 2017	42	18	2	0	0	8	n/a	n/a	70
% Change	7.1	-5.6	-100.0	n/a	n/a	-100.0	n/a	n/a	-10.0
Year-to-date 2018	45	17	0	0	1	0	n/a	n/a	63
Year-to-date 2017	42	18	2	0	0	8	n/a	n/a	70
% Change	7.1	-5.6	-100.0	n/a	n/a	-100.0	n/a	n/a	-10.0

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: Housing Activity Summary by Submarket
First Quarter 2018

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
STARTS									
Chicoutimi									
Q1 2018	1	4	0	0	0	0	0	0	5
Q1 2017	2	4	0	0	0	0	0	0	6
Jonquière									
Q1 2018	1	4	0	0	0	4	0	0	9
Q1 2017	1	8	2	0	0	0	0	12	23
La Baie									
Q1 2018	2	0	0	0	0	0	0	0	2
Q1 2017	3	0	0	0	0	0	0	6	9
Remainder of the CMA									
Q1 2018	10	0	0	0	0	4	0	0	14
Q1 2017	5	2	0	0	0	0	0	0	7
Saguenay CMA									
Q1 2018	14	8	0	0	0	8	0	0	30
Q1 2017	11	14	2	0	0	0	0	18	45
UNDER CONSTRUCTION									
Chicoutimi									
Q1 2018	4	6	8	0	0	0	0	15	33
Q1 2017	6	6	0	0	0	0	0	28	40
Jonquière									
Q1 2018	3	14	0	0	0	8	0	22	47
Q1 2017	5	18	2	0	0	0	0	16	41
La Baie									
Q1 2018	7	4	4	0	0	0	0	0	15
Q1 2017	11	0	4	0	0	0	16	6	37
Remainder of the CMA									
Q1 2018	33	4	0	0	0	8	2	0	47
Q1 2017	20	4	2	0	0	4	0	17	47
Saguenay CMA									
Q1 2018	47	28	12	0	0	16	2	37	142
Q1 2017	42	28	8	0	0	4	16	67	165

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: Housing Activity Summary by Submarket
First Quarter 2018

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
COMPLETIONS									
Chicoutimi									
Q1 2018	5	2	0	0	0	0	0	6	13
Q1 2017	2	0	0	0	0	0	0	0	2
Jonquière									
Q1 2018	2	4	0	0	0	0	0	8	14
Q1 2017	4	0	0	0	0	0	0	15	19
La Baie									
Q1 2018	10	2	0	0	0	0	0	0	12
Q1 2017	12	4	0	0	0	0	0	0	16
Remainder of the CMA									
Q1 2018	28	6	0	0	0	0	0	8	42
Q1 2017	23	4	2	0	0	0	0	0	29
Saguenay CMA									
Q1 2018	45	14	0	0	0	0	0	22	81
Q1 2017	41	8	2	0	0	0	0	15	66
COMPLETED & NOT ABSORBED									
Chicoutimi									
Q1 2018	0	2	0	0	4	0	n/a	n/a	6
Q1 2017	0	5	0	0	4	0	n/a	n/a	9
Jonquière									
Q1 2018	0	10	0	0	3	3	n/a	n/a	16
Q1 2017	2	17	0	0	2	6	n/a	n/a	27
La Baie									
Q1 2018	0	0	0	0	0	0	n/a	n/a	0
Q1 2017	0	1	0	0	0	0	n/a	n/a	1
Remainder of the CMA									
Q1 2018	2	2	0	0	0	4	n/a	n/a	8
Q1 2017	3	8	0	0	0	7	n/a	n/a	18
Saguenay CMA									
Q1 2018	2	14	0	0	7	7	n/a	n/a	30
Q1 2017	5	31	0	0	6	13	n/a	n/a	55

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: Housing Activity Summary by Submarket
First Quarter 2018

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
ABSORBED									
Chicoutimi									
Q1 2018	5	4	0	0	0	0	n/a	n/a	9
Q1 2017	2	4	0	0	0	0	n/a	n/a	6
Jonquière									
Q1 2018	3	6	0	0	1	0	n/a	n/a	10
Q1 2017	4	1	0	0	0	8	n/a	n/a	13
La Baie									
Q1 2018	10	2	0	0	0	0	n/a	n/a	12
Q1 2017	12	4	0	0	0	0	n/a	n/a	16
Remainder of the CMA									
Q1 2018	27	5	0	0	0	0	n/a	n/a	32
Q1 2017	24	9	2	0	0	0	n/a	n/a	35
Saguenay CMA									
Q1 2018	45	17	0	0	1	0	n/a	n/a	63
Q1 2017	42	18	2	0	0	8	n/a	n/a	70

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.3: History of Housing Starts of Saguenay CMA 2008 - 2017

	Ownership						Rental		Total*
	Freehold			Condominium					
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other	
2017	197	70	22	0	0	8	0	119	416
% Change	3.7	-7.9	83.3	n/a	n/a	n/a	-100.0	0.8	1.0
2016	190	76	12	0	0	0	16	118	412
% Change	-7.3	-26.9	-71.4	n/a	n/a	-100.0	n/a	-18.1	-18.4
2015	205	104	42	0	0	10	0	144	505
% Change	-23.5	-17.5	10.5	n/a	n/a	-64.3	n/a	-32.1	-24.9
2014	268	126	38	0	0	28	0	212	672
% Change	-20.5	-30.8	-48.6	n/a	n/a	-17.6	n/a	-27.4	-26.9
2013	337	182	74	0	0	34	0	292	919
% Change	-15.8	-16.5	32.1	n/a	-100.0	-32.0	n/a	-24.9	-17.7
2012	400	218	56	0	4	50	0	389	1,117
% Change	-15.8	172.5	-3.4	n/a	n/a	**	n/a	67.7	30.0
2011	475	80	58	0	0	14	0	232	859
% Change	25.0	73.9	52.6	n/a	n/a	-50.0	n/a	-9.7	9.7
2010	380	46	38	0	0	28	0	257	783
% Change	12.8	**	-58.7	n/a	n/a	16.7	n/a	116.0	34.1
2009	337	12	92	0	0	24	0	119	584
% Change	-15.8	100.0	48.4	n/a	n/a	4.3	n/a	-68.5	-32.8
2008	400	6	62	0	0	23	0	378	869

Source: CMHC (Starts and Completions Survey)

Table 2: Starts by Submarket and by Dwelling Type
First Quarter 2018

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	% Change
Chicoutimi	1	2	4	4	0	0	0	0	5	6	-16.7
Jonquière	1	1	4	8	0	0	4	14	9	23	-60.9
La Baie	2	3	0	0	0	0	0	6	2	9	-77.8
Remainder of the CMA	10	5	0	2	0	0	4	0	14	7	100.0
Saguenay CMA	14	11	8	14	0	0	8	20	30	45	-33.3

Table 2.1: Starts by Submarket and by Dwelling Type
January - March 2018

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	% Change
Chicoutimi	1	2	4	4	0	0	0	0	5	6	-16.7
Jonquière	1	1	4	8	0	0	4	14	9	23	-60.9
La Baie	2	3	0	0	0	0	0	6	2	9	-77.8
Remainder of the CMA	10	5	0	2	0	0	4	0	14	7	100.0
Saguenay CMA	14	11	8	14	0	0	8	20	30	45	-33.3

Source: CMHC (Starts and Completions Survey)

Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market
First Quarter 2018

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017
Chicoutimi	0	0	0	0	0	0	0	0
Jonquière	0	0	0	0	4	2	0	12
La Baie	0	0	0	0	0	0	0	6
Remainder of the CMA	0	0	0	0	4	0	0	0
Saguenay CMA	0	0	0	0	8	2	0	18

Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market
January - March 2018

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017
Chicoutimi	0	0	0	0	0	0	0	0
Jonquière	0	0	0	0	4	2	0	12
La Baie	0	0	0	0	0	0	0	6
Remainder of the CMA	0	0	0	0	4	0	0	0
Saguenay CMA	0	0	0	0	8	2	0	18

Source: CMHC (Starts and Completions Survey)

Table 2.4: Starts by Submarket and by Intended Market
First Quarter 2018

Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017
Chicoutimi	5	6	0	0	0	0	5	6
Jonquière	5	11	4	0	0	12	9	23
La Baie	2	3	0	0	0	6	2	9
Remainder of the CMA	10	7	4	0	0	0	14	7
Saguenay CMA	22	27	8	0	0	18	30	45

Table 2.5: Starts by Submarket and by Intended Market
January - March 2018

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017
Chicoutimi	5	6	0	0	0	0	5	6
Jonquière	5	11	4	0	0	12	9	23
La Baie	2	3	0	0	0	6	2	9
Remainder of the CMA	10	7	4	0	0	0	14	7
Saguenay CMA	22	27	8	0	0	18	30	45

Source: CMHC (Starts and Completions Survey)

Table 3: Completions by Submarket and by Dwelling Type
First Quarter 2018

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	% Change
Chicoutimi	5	2	2	0	0	0	6	0	13	2	**
Jonquière	2	4	4	0	0	0	8	15	14	19	-26.3
La Baie	10	12	2	4	0	0	0	0	12	16	-25.0
Remainder of the CMA	28	23	6	4	0	0	8	2	42	29	44.8
Saguenay CMA	45	41	14	8	0	0	22	17	81	66	22.7

Table 3.1: Completions by Submarket and by Dwelling Type
January - March 2018

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	% Change
Chicoutimi	5	2	2	0	0	0	6	0	13	2	**
Jonquière	2	4	4	0	0	0	8	15	14	19	-26.3
La Baie	10	12	2	4	0	0	0	0	12	16	-25.0
Remainder of the CMA	28	23	6	4	0	0	8	2	42	29	44.8
Saguenay CMA	45	41	14	8	0	0	22	17	81	66	22.7

Source: CMHC (Starts and Completions Survey)

Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
First Quarter 2018

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017
Chicoutimi	0	0	0	0	0	0	6	0
Jonquière	0	0	0	0	0	0	8	15
La Baie	0	0	0	0	0	0	0	0
Remainder of the CMA	0	0	0	0	0	2	8	0
Saguenay CMA	0	0	0	0	0	2	22	15

Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market
January - March 2018

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017
Chicoutimi	0	0	0	0	0	0	6	0
Jonquière	0	0	0	0	0	0	8	15
La Baie	0	0	0	0	0	0	0	0
Remainder of the CMA	0	0	0	0	0	2	8	0
Saguenay CMA	0	0	0	0	0	2	22	15

Source: CMHC (Starts and Completions Survey)

Table 3.4: Completions by Submarket and by Intended Market
First Quarter 2018

Submarket	Freehold		Condominium		Rental		Total*	
	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017	Q1 2018	Q1 2017
Chicoutimi	7	2	0	0	6	0	13	2
Jonquière	6	4	0	0	8	15	14	19
La Baie	12	16	0	0	0	0	12	16
Remainder of the CMA	34	29	0	0	8	0	42	29
Saguenay CMA	59	51	0	0	22	15	81	66

Table 3.5: Completions by Submarket and by Intended Market
January - March 2018

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017	YTD 2018	YTD 2017
Chicoutimi	7	2	0	0	6	0	13	2
Jonquière	6	4	0	0	8	15	14	19
La Baie	12	16	0	0	0	0	12	16
Remainder of the CMA	34	29	0	0	8	0	42	29
Saguenay CMA	59	51	0	0	22	15	81	66

Source: CMHC (Starts and Completions Survey)

Table 4: Absorbed Single-Detached Units by Price Range
First Quarter 2018

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $150,000		$150,000 - $199,999		$200,000 - $249,999		$250,000 - $299,999		$300,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Chicoutimi													
Q1 2018	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Q1 2017	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Year-to-date 2018	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Year-to-date 2017	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Jonquière													
Q1 2018	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
Q1 2017	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
Year-to-date 2018	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
Year-to-date 2017	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
La Baie													
Q1 2018	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Q1 2017	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Year-to-date 2018	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Year-to-date 2017	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Remainder of the CMA													
Q1 2018	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Q1 2017	0	0.0	1	100.0	0	0.0	0	0.0	0	0.0	1	-	-
Year-to-date 2018	0	n/a	0	n/a	0	n/a	0	n/a	0	n/a	0	-	-
Year-to-date 2017	0	0.0	1	100.0	0	0.0	0	0.0	0	0.0	1	-	-
Saguenay CMA													
Q1 2018	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
Q1 2017	0	0.0	1	50.0	1	50.0	0	0.0	0	0.0	2	-	-
Year-to-date 2018	0	0.0	0	0.0	1	100.0	0	0.0	0	0.0	1	-	-
Year-to-date 2017	0	0.0	1	50.0	1	50.0	0	0.0	0	0.0	2	-	-

Source: CMHC (Market Absorption Survey)

Table 4.1: Average Price ($) of Absorbed Single-detached Units First Quarter 2018						
Submarket	Q1 2018	Q1 2017	% Change	YTD 2018	YTD 2017	% Change
Chicoutimi	-	-	n/a	-	-	n/a
Jonquière	-	-	n/a	-	-	n/a
La Baie	-	-	n/a	-	-	n/a
Remainder of the CMA	-	-	n/a	-	-	n/a
Saguenay CMA	-	-	n/a	-	-	n/a

Source: CMHC (Market Absorption Survey)

Table 5: Centris® Residential Activity[1] for Saguenay

	Number of Sales	Number of New Listings	Number of Active Listings	Average Price ($)	Active Listings to Sales Ratio[2]	Last Four Quarters[3]	
						Average Price[2] ($)	Active Listings to Sales Ratio[2]
SINGLE FAMILY*							
Q1 2018	237	587	1,157	173,701	14.6	182,386	15.9
Q1 2017	225	583	1,191	183,709	15.9	181,856	15.3
% Change	5.3	0.7	-2.8	-5.4	n/a	0.3	n/a
YTD 2018	237	587	1,157	173,701	14.6	n/a	n/a
YTD 2017	225	583	1,191	183,709	15.9	n/a	n/a
% Change	5.3	0.7	-2.8	-5.4	n/a	n/a	n/a
CONDOMINIUMS*							
Q1 2018	22	--	152	--	--	--	24.8
Q1 2017	20	--	133	--	--	--	23.0
% Change	10.0	n/a	14.0	n/a	n/a	n/a	n/a
YTD 2018	22	--	152	--	--	n/a	n/a
YTD 2017	20	--	133	--	--	n/a	n/a
% Change	10.0	n/a	14.0	n/a	n/a	n/a	n/a
PLEX*							
Q1 2018	31	83	220	--	21.3	--	21.9
Q1 2017	30	72	164	--	16.4	--	18.4
% Change	3.3	15.3	33.9	n/a	n/a	n/a	n/a
YTD 2018	31	83	220	172,306	21.3	n/a	n/a
YTD 2017	30	72	164	174,363	16.4	n/a	n/a
% Change	3.3	15.3	33.9	-1.2	n/a	n/a	n/a
TOTAL							
Q1 2018	290	735	1,533	171,882	15.9	181,278	17.1
Q1 2017	275	733	1,491	181,993	16.3	180,742	16.2
% Change	5.5	0.3	2.8	-5.6	n/a	0.3	n/a
YTD 2018	290	735	1,533	171,882	15.9	n/a	n/a
YTD 2017	275	733	1,491	181,993	16.3	n/a	n/a
% Change	5.5	0.3	2.8	-5.6	n/a	n/a	n/a

[1] Source: QFREB by the Centris® system
[2] Calculations: CMHC.
[3] Weighted average for the last four quarters, to reduce strong variations from one quarter to another and give a clearer trend.
-- Data not available when there are fewer than 30 sales.
n/a Not applicable.
* Refer to Centris® for the definitions.
** Observed change greater than 100%.

Table 6: Economic Indicators
First Quarter 2018

		Interest Rates			NHPI, Total, (Quebec) 2016.12 =100	CPI (Quebec) 2002 =100	Saguenay Labour Market			
		P & I Per $100,000	Mortgage Rates (%)				Employment SA (,000)	Unemployment Rate (%) SA	Participation Rate (%) SA	Average Weekly Earnings ($)
			1 Yr. Term	5 Yr. Term						
2017	January	561	3.14	4.64	100.1	126.2	73.5	7.4	58.9	849
	February	561	3.14	4.64	100.3	126.6	74.5	6.8	59.3	846
	March	561	3.14	4.64	100.2	126.7	74.2	6.4	58.8	844
	April	561	3.14	4.64	100.3	127.0	75.1	6.4	59.6	847
	May	561	3.14	4.64	100.4	127.1	75.7	6.8	60.2	847
	June	561	3.14	4.64	100.5	126.7	77.1	6.9	61.4	852
	July	573	3.14	4.84	100.7	126.7	77.0	6.9	61.4	853
	August	573	3.14	4.84	100.7	126.7	77.3	6.8	61.5	851
	September	575	3.09	4.89	100.8	127.1	76.9	6.7	61.1	857
	October	581	3.24	4.99	101.0	127.2	76.4	6.1	60.4	875
	November	581	3.24	4.99	101.1	127.7	74.9	6.0	59.1	885
	December	581	3.24	4.99	101.1	127.5	74.1	6.0	58.5	880
2018	January	590	3.34	5.14	101.4	127.8	74.5	6.2	58.9	869
	February	590	3.34	5.14	101.8	128.5	74.9	5.8	59.1	871
	March	590	3.34	5.14		128.7	76.0	5.6	59.7	866
	April									
	May									
	June									
	July									
	August									
	September									
	October									
	November									
	December									

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

METHODOLOGY

Starts & Completions Survey Methodology
The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. In areas where there are no permits, reliance has to be placed either on local sources or searching procedures.

The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2016 Census. In urban areas with populations of 10,000 to 49,999, all Starts are enumerated in the last month of the quarter (i.e. four times a year, in March, June, September and December). In these centres with quarterly enumeration, Completion activity is modeled based on historical patterns. Monthly Starts and Completions activity in these quarterly locations are statistically estimated at a provincial level for single and multi categories. Centres with populations below 10,000 are enumerated on a sample basis, also in the last month of each quarter (i.e. four times a year, in March, June, September and December).

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology
The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A "**dwelling unit**", for purposes of the Starts and Completions Survey, is defined as a structurally separate set of self-contained living premises with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A "**start**", for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units "**under construction**" as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A "**completion**", for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term "**absorbed**" means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPES

A "**Single-Detached**" dwelling (also referred to as "**Single**") is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade. Also includes cluster-single developments.

A "**Semi-Detached (Double)**" dwelling (also referred to as "**Semi**") is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A "**Row (Townhouse)**" dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term "**Apartment and other**" includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

INTENDED MARKET

The "**intended market**" is the tenure in which the unit is being marketed. This includes the following categories:

Freehold: A residence where the owner owns the dwelling and lot outright.

Condominium (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a population centre (known as the core). A CMA must have a total population of at least 100,000 of which 50,000 or more must live in the core based on adjusted data from the previous Census of Population Program. A CA must have a core population of at least 10,000 also based on data from the previous Census of Population Program. To be included in the CMA or CA, other adjacent municipalities must have a high degree of integration with the core, as measured by commuting flows derived from data on place of work from the previous Census Program.

A "**Rural**" area, for the purposes of this publication, is a centre with a population less than 10,000.

2017 data based on 2016 Census Definitions. 2012-2016 data based on 2011 Census Definitions. 2007-2011 data based on 2006 Census Definitions.

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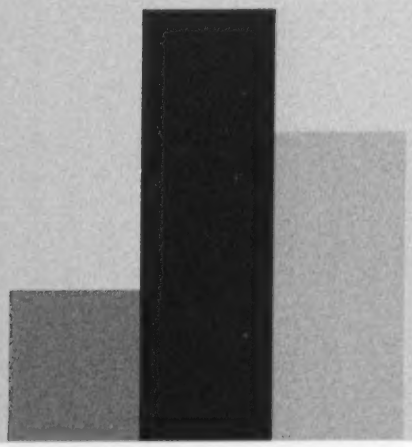

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